TO BUILDERS AND OTHERS.

MR. R. SALMON begs to notify that he can always command Buyers for House Property entrusted to his management, and invites parties having such, and wishing a speedy sale, to send him particulars for negotiation. No charge made unless a sale is effected.—Auction and Estate Offices, 95, Shaftesbury.

TO THE EMBARRASSED.—There are thousands of persons who have long struggled against the force of misfortune, but few are aware that under very recent Acts all small traders owing less than 300l., farmers, private and professional gentlemen, and all others owing to any amount (the latter without any publicity), can be raised from their difficulties at small expense, and without imprisonment or bankruptcy. All such Mr. WESTON begs will apply to him, at 6, Bell-yard, Doctors'-commons, by letter or personally.—N.B.—Country cases passed in London. Apply at once on being served with County Court or other process.

MONEY.—Mortgage.—40,000l. ready to be immediately advanced upon the security of Freehold and Leasehold Property, Reversions, Life Interests, &c. The sale of reversions negociated. The money can be had in large or small sums.—Full particulars to be addressed to Mr. RICHARDSON, 8, New Palace-yard, Westminster.

LOANS.—Persons desirous of obtaining ADVANCES from 20l. to 200l. upon approved personal security, repayable by easy instalments, extending over a length ened period, are invited to examine the principles of the BRITISH MUTUAL SUBSCRIPTION LOAN ASSURANCE CLASSES. Prospectuses, reports, and every information may be obtained on application to the British Mutual Life Office, 17, New Bridge-street, Black-friars. Rules 6d. each copy, or 1s. per post. Note.—Four new classes are now in course of formation for London, and will immediately commence operations.

TO BUILDERS AND OTHERS.

CROYDON, PECKHAM, and STEPNEY.—Several Plots of FREEHOLD LAND TO BE LET, in eligible situations, with the option of purchasing the Freehold. Money and materials advanced, if required.—Apply to Mr. CHAMBERS, Surveyor, No. 7, Great Tower-street, London.

RED HILL, near the Station.—To Builders and Others.—Highly eligible LAND, in this salubrious, convenient, and delightful spot, TO LET on building agreements for 80 years, at moderate ground-rents, with or without advances.—For particulars, apply to FRED. HERING, Esq., 23, Duke-street, Portland-place; Mr. NASH, Builder, Bull's-pond, Islington; or Mr. COOMBER, Builder, Red Hill, Reigate.

BUILDING GROUND.—TO BE LET, in the vicinity of Regent's-park, and Primrose-hill-park, an eligible PLOT of LAND, 270 feet frontage, and about 170 feet deep, adapted for a terrace or for double villas. Leases or private Bonds and sewers made.—Apply to Mr. THOMAS LITTLE, Architect, 20, Northumberland-street, New-road.

BUILDING INVESTMENTS. — The CARCASES of THIRTEEN newly-erected HOUSES, situate in Queen Ann-street and Mansfield-street, Cavendish-square, TO BE SOLD, either collectively or separately, on moderate terms. A most eligible and secure investment, with a certainty of an immediate return of the outlay, is here offered to builders.—Apply to Mr THOMAS LITTLE, Architect, 20, Northumberland-street, New-road.

TO BUILDERS, TIMBER-MERCHANTS, AND OTHERS.—CAPITAL TIMBER YARD and SAW MILLS.

MR. MARSH has received instructions TO LET or DISPOSE OF the Valuable LEASE of a capital TIMBER-YARD and SAW-MILLS, and convenient Premises attached, situate in the best part of Chelsea, near to Sloane-street, and within a short distance from the River.—For particulars and cards to view, apply at Mr. MARSH'S Offices, 1, Charlotte-row, Mansion-house.

CANNON-STREET IMPROVEMENTS.—TO MERCHANTS, BANKERS, INSURANCE COMPANIES, AND OTHERS.—LAND TO BE LET on Building Leases, in the best part of the south side of Cannon-street, from King William-street; also a House on the north side of Cannon-street, with extensive premises at the rear, abutting on Abchurch-yard. Arrangements may be made with parties as to the upper floors of a portion of the above, for the purpose of counting-houses and suites of offices.—Apply at the offices of Mr. GRIFFITH, Architect, 16, Finsbury-place South; or of Messrs. WM. DAWBON and SONS, Abchurch-yard, City.

FREESTONE QUARRY IN FORFARSHIRE.

TO BE LET, with immediate entry, the valuable FREESTONE QUARRY of Border, conveniently situated about 5 miles from Arbroath, and on the line of the Arbroath and Forfar Railway. The Stone is of the first quality, and similar to that used in the construction of Waterloo-bridge, London. It may be got to the largest size; and there is every facility for working the Quarries, and also for the carriage of the stone by means of the harbours of Arbroath, Montrose, and Dundee, with all of which there is railway connection, there being sidings from the railway into the quarry. The steam-engine and working Tools will be given at valuation. Mr. JAMES HUNTER, Leysmill, will point out the Quarry; and Offers may be lodged with Messrs. LOUSON, MACDONALD, and BLACK, Writers, at Arbroath, on or before the 1st of January next.

Knobletwood, December 8, 1851.

MANUFACTURING PREMISES, with capital House attached, TO BE LET, near Portman-square. The house contains sixteen rooms, and every accommodation for a family. The manufactory comprises large show-room, extensive work shops, yard, with gate-entrance, &c. &c.—Further particulars of Messrs. LOMAX and FLAXMAN, Auctioneers, 8, Orchard-street, Portman-square.

TO PLUMBERS, PAINTERS, AND GLAZIERS.

BUSINESS TO BE DISPOSED OF, established some years, in a new and improving neighbourhood, by a person now dead. Coming-in low.—For address and full particulars apply at 20, Gloucester-street, Queen square, Holborn.

TO BE SOLD, to pay 10 per cent. together or in portions, as may suit a purchaser, THIRTY-FIVE SMALL HOUSES, in complete repair, well drained, and let to respectable tenants, producing upwards of 140l. per annum. Lease direct from the freeholder for fifty years, at a moderate ground rent. A portion of the purchase money may remain on mortgage. Also an eligible Site for a Public-house, and other Ground to Let on Building Leases (money advanced). Mr. SMITH, Coal Dealer, Park-street, St. Leonard-street, Bromley, Middlesex, will show the property. For further particulars, apply to JOHN KEMPSTER, Esq., Solicitor, Kennington-lane, Surrey; or JOHN MORRIS, Esq., Surveyor, Trinity terrace, East-India-road, Poplar.

SALES BY AUCTION.

RE MAHON and MUMMERY'S BANKRUPTCY.—Bond-street.—To Paper-stainers, House Decorators, Builders, and Others.—Stock in Trade, and valuable Lease of the Premises and Dwelling-house.

MESSRS. ROBERTS and ROBY are instructed by the assignees to SELL BY AUCTION, on the Premises, Avery row, Bond street, on WEDNESDAY, Dec. 17, and following day, at Eleven, on account of the number of lots (unless in the meantime the same should be disposed of by private contract), the extensive STOCK in TRADE of a PAPER-STAINER; comprising 10,000 pieces of modern paper-hangings, printing blocks, machine and printing rollers, printing, bronding, casking, and rubbing machines, colour mill, printing tables and troughs, a quantity of dry colours, wood roller machines, brushes, drying racks, pasters, fixtures and fittings of workshops and counting-house.—To be viewed the day prior and morning of sale. Particulars of the lots and catalogues had of T. C. GIDLEY, Esq., Solicitor, Crosby-hall-chambers; W. BELL, Esq., Official Assignee, Coleman-street-buildings; on the premises; and at the Auctioneers' Offices, 24, Moorgate-street, Bank.

SALES BY AUCTION.

GRESHAM-STREET WEST.—CAPITAL BUILDING MATERIALS OF WAXCHANDLERS' HALL.

PULLEN and SON respectfully announce that they are directed to SELL by AUCTION, on the Premises, on TUESDAY, December 16, at Twelve, the whole of the capital BUILDING MATERIALS, Fixtures, and Plant, of the Waxchandlers' Company's Improved Rent Chambers, Gresham-street West, comprising excellent black Bricks, slating, timber roof covered with slates, lead gutters and wipes, stout boarded and timber floors, modern sashes, doors, chimney-pieces, and interior fittings, stone staircase and landings, coping and cills, handsome stoves, kitchen range with wrought boiler, force pumps, cisterns, and numerous useful fixtures and fittings-up.—May be viewed the day previous, and catalogues had on the premises, and of PULLEN and SON, 50, Fore-street, Cripplegate.

TO CONTRACTORS, IRON MERCHANTS, BUILDERS, SMITHS, AND OTHERS.—TO BE SOLD BY AUCTION, BY MESSRS. FULLER and HORSEY, on MONDAY, January 12th, 1852, and FOLLOWING DAYS, at Eleven o'clock each day, at the Works, Tunbridge Wells, by order of the proprietor, without reserve, the contract being completed, the PLANT and MATERIALS used in the construction of a portion of the line of RAILWAY from TUNBRIDGE WELLS to HASTINGS, including about 400 tons wrought-iron rails, 30 lbs. to 50 lbs. per yard, 20 tons train rails, 400 wrought-iron axles, 200 pair wheels, 200 earth scrapers, many nearly new; a superior 4-horse locomotive engine, with tip joints, trolling, 250 wheelbarrows, barrow planks, 5,000 sleepers, 200 loads marmel and oak scantling, 200 tons wrought and cast scrap iron, and useful wrought and cast-iron pod-stools and tip points, 10 tons of new rod and bar iron, 20 bags nails, spikes, bolts and nuts, stocks, taps and dies, and steel tools, 20 anvils, 20 wrought-iron vices, 20 pair forge bellows, 3 tons smiths' tools, welding machines, mails and spikes, 20 pair cart gears and horse, and stores of various descriptions; 2 25-ton overhead travelling cranes, 20 double and single purchase crabs, 10 tons chain, 2 powerful jib cranes, 100 pair wrought-iron sleeve blocks, blowing machines, iron pumps, 2 tons lead pipe, circular saw bench, portable steam-engine, of 3-horse power, by Deane; iron mortar or crushing mill, with pair 6 feet iron runners; 5 cast-iron pile monkeys, 4 road waggons, 4 carts, and 4 timber waggons, light spare part, 1 ton cart-grease, stable utensils, sorting, racks, harness, &c., &c.; 2 large bells, the erection of stabling, workshops, and offices, and numerous other effects. Approved bills at three months' date will be taken from purchasers above 40s.—To be viewed on Friday and Saturday previous to the sale, when catalogues may be had at the works; at the Kentish Hotel, Tunbridge Wells; *Maidstone Journal*; *Herald* Office, Birmingham; and of Messrs. FULLER and HORSEY, Billiter-street, London, post-free, on receipt of six postage stamps.

IMPORTANT SALE OF MACHINERY, WINDSOR FOUNDRY, LIVERPOOL.

MESSRS. THOS. WINSTANLEY and SONS, of Liverpool, have received instructions to SELL BY AUCTION, without the slightest reservation, on MONDAY, the 15th of December next, and following days (Sundays excepted), at Eleven o'clock precisely each day, the whole of the costly, valuable, and powerful MACHINERY, chiefly adapted for the construction of railway carriages, waggons, &c., comprising two capital high-pressure steam-engines, of 40 horse power each, with portable beams; 2 cranes, 10 tons power, with builder, &c.; powerful planing machines, with 26 feet bed, and several others of smaller dimensions; double gear slide lathes, of 20, 14, and 13 feet beds; double wheel axletree and single power hand lathes, screw-cutting lathes, with 14 feet beds, and tools; powerful squeezing, fire-bending, and blocking machines; double and upright single slotting, screwing, pipe-boring, and vertical drilling machines; large hydraulic press, valuable trip, circular saw, for cutting iron; topping hammers, wheel-cutting engine, punching, shearing, and plate-bending machines, of large size; six excellent travelling cranes, upright and swivel ditto, about sixty smith's hearths, vices, anvils, hammers, swages, mandrills, steel tools, and two fans, of 3 feet 6 inches, turning, boring, and boilermakers' tools, weighing machines, large assortment of bars and bolts, moulding boxes, and oven bars, crab winches, blocks, and chains; bar and plate iron, castings, about 30 tons of new iron, &c. Extensive and valuable collection of modern wood patterns, for steam engines and miscellaneous work; quantity of well-seasoned timber, suitable for waggon building. The fixtures and fittings-up of the offices, including mahogany-top double and single desks, counters, gas-fittings, &c. The whole may be viewed a week previous to the sale. Applications for catalogues may be made at the Foundry; to Messrs. LACE, RIDGE, and ROGOSE; JOHN BEWLEY and SONS; and Messrs. THOMAS WINSTANLEY and SONS, Church-street, Liverpool.

UNITED SERVICE and GENERAL LIFE and GUARANTEE ASSOCIATION.

The COURT of DIRECTORS, in terms of their Grant under Royal Letters Patent, ISSUE POLICIES FREE from PAYMENTS, in case of inability to continue the premiums, in exchange for existing ones, and also empower the revival of the original policies. They also grant Guarantees for Fidelity, covering the payments into life assurances.

WILLIAM PARKIN, Manager.

20, Cockspur-street, London.

PROVISION FOR FAMILIES IN CASE OF DEATH; ENDOWMENTS FOR CHURCHES, CONVENTS, AND SCHOOLS, BY MEANS OF ASSURANCE.

THE CATHOLIC LAW and GENERAL LIFE ASSURANCE COMPANY, 8, New Coventry-street, Leicester-square, London; 13, Bachelor's-walk, Dublin; and 18, Rue Trouchet, Paris. Incorporated under 7 & 8 Vict. c. 110.

CAPITAL 200,000l.

This Company assures diseased as well as healthy lives for sums of from 5l. to 5,000l.

The annual income is nearly 4,000l.

Lives declined by other offices accepted at equitable rates.

Prospectuses, proposals, and every information furnished on application to the Actuary or Secretary.

WILLIAM HENRY ARCHER, Actuary.
WILLIAM NORRIS, Secretary.

LIFE ASSURANCE for the WORKING-CLASSES.

BRANCH OFFICE—4, EXETER CHANGE, WELLINGTON-STREET NORTH (opposite Waterloo bridge), STRAND.

Open every Evening from Six till Ten o'clock.

Subscription for securing payments of 5l. and up to 50l. payable on death of subscriber, may be made upon the following terms, certified by the Actuary of the Company, W. H. Archer, Esq.:—

Weekly Contributions for payment of 5l. at death.

Healthy persons whose age on becoming subscribers shall be—

From 10 to 20 years, to pay One Penny per Week.
" 45 to 55 " " Twopence "
" 55 to 65 " " Threepence "

Collectors call at the houses of Subscribers for these weekly subscriptions.

The rate of subscription will not increase as the contributor grows older, but the same weekly amount paid at the commencement will be continued throughout life.

Subscribers may make from one to ten subscriptions, so as to secure the sum of Five, Ten, Fifteen, Twenty, and so on up to Fifty Pounds.

N.B. No communications relative to the assurance of sums from 5l. to 50l. can be attended to unless addressed to Mr. JOHN MOLYNEUX, 3, Exeter Change, Wellington-street North, Strand.

TO PATENTEES AND INVENTORS.

ONE of the objects of the Inventors' Aid Association being to prevent infringement upon existing Patents, Patentees are requested to forward a copy of their specifications to the Secretary, in order that they may be bound, and kept as books of reference.—Offices, 3, Beaufort-Buildings, Strand.

INVENTORS' AID ASSOCIATION.

Shares, 5l. each.

TRUSTEES { R. B. Caldwell, Esq., M.P., F.R.S., F.S.A.
{ James Wyld, Esq., M.P., F.R.A.

Offices, 3, Beaufort-Buildings, Strand.

Inventors desirous of availing themselves of this Association are requested to communicate with the Secretary at the Offices, between the hours of Ten and Four, to whom all applications for shares must be addressed. WM. M. ROBERTSON, Secretary.

REDUCED PRICES.—EDWARD SIMES (late William Cleaver), of Wilton-road, Pimlico Bridge, begs to acquaint Builders and the Trade that he has now on hand, at his Warehouse (the first of the kind ever established), a large Assortment of Deal and Yellow Pine, and ALL OAK PREPARED FLOORING BOARDS and MATCH BOARDS, of all sorts, from ½ inch to 1½ inch thick, planed to a parallel width and thickness, and at greatly Reduced Prices. Also, Timber, Deals, Oak Planks, Scantlings, Batch Boards, Moulding Boards prepared by Machinery, Laths, &c.—Apply at E. SIMES late W. Cleaver's Flooring Manufactory, Wilton-road, Pimlico Bridge.

PREPARED FLOORING.—ALFRED ROSLING begs to call the attention of Builders and Consumers generally to his STOCK of BOARDS, prepared in the most possible manner, and fit for present use; their superiority to the floor boards generally sold is sufficiently evinced by the greatly increased demand. A. ROSLING is in a position to offer every description of Deals and other deals imported into this country at the lowest possible price consistent with fair trading; and hopes to solicit the orders of those who have not as yet favoured him, feeling assured he can offer them advantages which they will appreciate.—Southwark-bridge Wharf, Bankside.

THOMAS ADAMS, MAHOGANY and TIMBER MERCHANT, Bermondsey New-road, near the Bricklayers' Arms; ten minutes' walk from the London-bridge Station.—T. A. continues to offer those who may favour him with their custom the following advantages, viz.:—A selection from a large SEASONED STOCK of FLOORING and MATCHED BOARDING, always kept under cover (the having very large drying sheds), at the LOWEST POSSIBLE PRICES, and he makes it his study to execute all orders with the greatest despatch, and strictly to the requirements of the parties as to quality and lengths; but he begs to state that the boards are measured after they are prepared. Mouldings from a very large stock, fit for immediate use, at reduced prices; a drawing of 200 patterns, with prices, forwarded on receipt of two postage stamps. A very extensive stock of Cut Deals of every description, kept under cover, at wholesale prices, and the saving charged at reduced mill prices. Seasoning cut to order at per load. In fact, all wood goods, either Foreign or English, and in every shape that can be required by builders, cabinet makers, wheelwrights, &c. Every endeavour offered to such buyers. All goods, except whole timber, delivered free within four miles. Great care taken to pack goods sent by railway.

N.B. English timber taken in exchange.

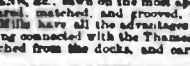
DRY PREPARED FLOOR BOARDS.

FOR DRY PREPARED FLOORING matched BOARDS and MOULDINGS, of very superior quality, apply to J. and H. SANDELL, Timber Merchants, Waterloo-bridge road, Lambeth. Also, a very large assortment of sawn and unsawn deals kept in stock, and fit for immediate use.—Dec. 1851.

MOULDINGS by Machinery at Reduced Prices.

Large Ogee Architrave, 2½ inches by 1 inch,	4s. 6d.	per 100 feet.
Do. Do. with returned head, Do.	.. 7s. 6d.	Do.
Small Ogee Architrave, 2½ inches by 1 inch,	3s. 0d.	Do.
Do. Do. with returned head, Do.	.. 4s. 6d.	Do.
Ogee Door Moulding	.. 3s. 0d.	Do.

A List of sections of the most useful and approved designs, with prices proportionate to the above, will be forwarded on receipt of a penny stamp. Terms, cash.—Apply to ARCHBUTT and ATKINSON, Saw Mills, Cambridge-street, Old St., Pancras-road.



SAW MILLS, GILLINGHAM-STREET, PIMLICO.

TIMBER of any size, PLANK, DEALS, and BATTENS, &c., sawn on the most approved principle; Boards, &c., prepared, matched, and grooved, by Muirs Patent Machinery. The Mills have all the advantages of navigation and water-carriage, being connected with the Thames by the Grosvenor Canal. Goods fetched from the docks, and carted home free of charge.

Address to HENRY SOUTHAM,
Saw Mills, Gillingham-street, Pimlico.

N.B. Estimates given for Sawing and Planing.

THE GENERAL WOOD-CUTTING COMPANY, TIMBER WHARF, SAWING, PLANING, AND MOULDING MILLS, Belvedere-road, Lambeth, near Waterloo-bridge,

are prepared to supply timber and deals, &c., cut and uncut, to any extent, at the current prices of the day. They keep a large stock of WELL-SEASONED FLOORING and MATCH BOARDS, which, being manufactured by themselves, they offer at the lowest remunerating profit. Buyers of timber, &c., from the country will find their extensive new mills a convenience for the immediate conversion of their purchases to any purpose which may suit them.

The Company has leave to call the attention of the trade to their NEW MOULDING LIST, the largest ever published, and to state that, in addition to the numerous patterns therein delineated, their machinery enables them to execute every description of mouldings, from drawings, &c., with an accuracy and dispatch which must insure satisfaction.

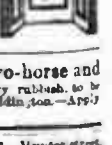
The moulding list, containing nearly 200 diagrams, with prices attached, may be had at the mills, or shall be forwarded on receipt of six postage stamps (the amount of the postage thereon).

N.B.—The Company (without previous preparation) manufactured and delivered to the Great Exhibition fifty statute miles of mesh bars within ten days after receiving Messrs. Fox, Henderson, and Co.'s order, which those gentlemen have certified, and that the work was executed to their entire satisfaction.

HOUSE BUILDING and REPAIRS.—Brickwork in sound stocks, 3l. a rod; Lath, Plaster, and Set, 1s. 3d. per yard; Compo in Roman Cement, 1s. 3d. per yard in Portland, 2s.; Sashes made and glazed, 9d. per foot; Shop Fronts with best plate glass, 2s. 6d. per foot. Painters, Decorators, and Plumbers' Work equally low. Estimates given gratis in Town or Country.—JOHN HAWKE, Builder, 3, Bride lane, and 139, Salisbury-square, Fleet-street.

SANDS & EMERY, ROBERT STREET, BEDFORD ROW.

Sashes and Frames, Shop Fronts, Doors, and all other kinds of Joiner's Work supplied on the Lowest possible Scale of Prices. Wainscot and Mahogany Work done in the best manner, and French polished; Shop and Office Fittings on the shortest notice; Glazed and Polished Goods securely Packed for the Country.



By inclosing a postage stamp, a full List of Prices will be returned.

RUBBISH.—Threepence per two-horse and Twopence per one-horse load given for dry rubbish, to be shot at Cleveland-terrace, Gloucester-terrace, Paddington.—Apply to Mr. A. JOHNS, at the Office.

London: Printed by CHARLES WYMAN, of 13, Hunter-street, Brunswick-square, in the Parish of St. George, Bloomsbury, Printer, at the Printing-office of COX (Brothers) and WYMAN, 74 & 75, Great Queen-street, Lincoln's-inn-Fields, in the Parish of St. Giles-in-the-Fields; and published by the said CHARLES WYMAN, at the Office of "THE BUILDER," 1, York-street, in the Parish of Saint Paul, Covent Garden, all in the County of Middlesex.—Saturday, December 13, 1851.

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